



Address: [3717 ROUGH CREEK RD](#)
City: FOREST HILL
Georeference: 6500-6-15
Subdivision: CARRIAGE HILL-FOREST HILL
Neighborhood Code: 1H060E

Latitude: 32.6585787499
Longitude: -97.2638055331
TAD Map: 2072-360
MAPSCO: TAR-092Z



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This map, content, and location of property is provided by Google Services.

PROPERTY DATA

Legal Description: CARRIAGE HILL-FOREST HILL
Block 6 Lot 15

Jurisdictions:

CITY OF FOREST HILL (010)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
FORT WORTH ISD (905)

State Code: A

Year Built: 1969

Personal Property Account: N/A

Agent: None

Notice Sent Date: 4/15/2025

Notice Value: \$215,887

Protest Deadline Date: 5/24/2024

Site Number: 00432857

Site Name: CARRIAGE HILL-FOREST HILL-6-15

Site Class: A1 - Residential - Single Family

Parcels: 1

Approximate Size⁺⁺⁺: 1,489

Percent Complete: 100%

Land Sqft^{*}: 8,750

Land Acres^{*}: 0.2008

Pool: N

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

SANCHEZ EVA
SANCHEZ SERGIO

Primary Owner Address:

3717 ROUGH CREEK RD
FORT WORTH, TX 76140

Deed Date: 5/7/2019

Deed Volume:

Deed Page:

Instrument: [D219110458](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
REAL ESTATE NERD LLC	11/22/2017	D217276179		
BLANKENSHIP ALLEN A;MCGRUDER STEPHANIE LYNN	11/21/2017	D217276178		
REAL ESTATE NERD LLC	9/7/2017	D217214262		
ESCOBEDO RICARDO;VAZQUEZ-GONZALEZ JOHANA	8/3/2016	D216215002		
REAL ESTATE NERD LLC	7/15/2016	D216161905		
THOMAS AUDREY;THOMAS FRANCIS	7/19/1993	00111530000819	0011153	0000819
BREWER GARY L	5/18/1993	00110630002388	0011063	0002388
SECRETARY OF HUD	5/4/1993	00110680002285	0011068	0002285
TURNER-YOUNG INVESTMENT CO	4/27/1993	00110390001771	0011039	0001771
BREWER GARY L	12/31/1900	00000000000000	0000000	0000000

VALUES

This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised ⁺
2025	\$189,637	\$26,250	\$215,887	\$208,905
2024	\$189,637	\$26,250	\$215,887	\$189,914
2023	\$208,676	\$26,250	\$234,926	\$172,649
2022	\$150,150	\$30,000	\$180,150	\$156,954
2021	\$113,515	\$30,000	\$143,515	\$142,685
2020	\$99,714	\$30,000	\$129,714	\$129,714

Pending indicates that the property record has not yet been completed for the indicated tax year.

+ Appraised value may be less than market value due to state-mandated limitations of value increases.

EXEMPTIONS / SPECIAL APPRAISAL

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- HOMESTEAD GENERAL 11.13(b)

Per Texas Property Tax Code Section 25.027, this website does not include exemption information indicating that a property owner is 65 years of age or older for unauthorized individuals.